

#1269

QUIT-CLAIM DEED FROM FBT BANCORP,  
INC. TO CITY OF SOUTH BEND, A PART  
OF THE N.W.  $\frac{1}{4}$  OF SECTION 12,  
TOWNSHIP 37 NORTH, RANGE 2 EAST,  
CITY OF SOUTH BEND, AS FOLLOWS:  
(SEE DEED)

(MORRIS CIVIC AUDITORIUM PARK SPACE)

AUDITOR'S RECORD

Transfer No. 2550
Taxing Unit 213
Date 5-14-81

QUIT-CLAIM DEED

CITY OF SOUTH BEND,

the Grantor

Release and Quit-Claim to FBT BANCORP, INC., an Indiana corporation,

the Grantee

for and in consideration of Ten (\$10.00) Dollars and other good and valuable consideration the receipt of which is hereby acknowledged, Real Estate in St. Joseph County, Indiana, described as follows:

A part of the northwest quarter of Section 12, Township 37 North, Range 2 East, City of South Bend, St. Joseph County, Indiana, described more particularly as follows:

Beginning at the intersection of the east boundary of North Michigan Street (USR #31) and the north boundary of East Colfax Street; thence North 89 degrees 39 minutes 37 seconds East a distance of 244.07 feet; thence North 20 degrees 24 minutes 52 seconds West a distance of 53.52 feet; thence northwesterly a distance of 153.59 feet along an arc to the left and having a radius of 243.98 feet and subtended by a long chord having a bearing of North 38 degrees 26 minutes 55 seconds West and a length of 151.07 feet; thence North 56 degrees 28 minutes 59 seconds West a distance of 96.35 feet; thence northwesterly a distance of 56.94 feet along an arc to the left and having a radius of 148.28 feet and subtended by a long chord having a bearing of North 69 degrees 59 minutes 03 seconds West and a length of 56.59 feet; thence South 00 degrees 28 minutes 59 seconds East a distance of 242.50 feet to the place of beginning. Said tract contains 39,958 square feet (0.917 Ac.) more or less.

The use of the above described property shall be limited to "park land" or "open green space", open and available to the general public for their use and enjoyment. Further, it shall be necessary for any owner of the above described property to obtain permission in writing from the City of South Bend prior to the construction of any structures on the above described property. The restrictions set out above shall run with the land until or unless the City of South Bend reacquires ownership of the above described property and shall be binding on all subsequent owners of the property.

Signed and dated on May 11, 19 81

State of Indiana, St. Joseph County, ss:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared:

Roger O. Parent and Irene K. Gammon, known to me to be the Mayor and City Clerk of the civil City of South Bend, a municipal corporation of the State of Indiana.

Signature: Roger O. Parent
Typed or printed name: Roger O. Parent, Mayor

Signature: Irene K. Gammon
Typed or printed name: Irene K. Gammon, City Clerk
Attestor

and acknowledged the execution of the foregoing deed on

May 11, 19 81

Signature: Barbara J. Byers
Notary Public
Resident of St. Joseph County, IN

My commission expires February 10, 1984

DULY ENTERED FOR TAXATION
JOSEPH F. NAGY
AUDITOR
ST. JOSEPH CO., INDIANA

Prepared by Terry A. Crone Deputy City Attorney South Bend, Indiana
Attorney at Law

8107734  
MAIL DEED TO: *Inter-Office*

MAIL TAX BILLS TO:

8107734

#1269

COPYRIGHT  
ST. JOSEPH COUNTY, INDIANA  
BAR ASSOCIATION  
PROPERTY FORM 103 - 1974

(2)

# QUIT-CLAIM DEED

AUDITOR'S RECORD	
Transfer No.	<u>2551</u>
Taxing Unit	<u>03</u>
Date	<u>5-14-81</u>

FBT BANCORP, INC., an Indiana corporation,  
*the Grantor* ,  
**Releases and Quit-Claims to** CITY OF SOUTH BEND,  
*the Grantee* ,  
 for and in consideration of                      by gift,

FILED FOR RECORD  
 ST. JOSEPH CO.  
 INDIANA  
 MAY 14 3 21 PM '81  
 WANDA A. NOWAK  
 RECORDER  
 FILM NO.                     

the receipt of which is hereby acknowledged, Real Estate in St. Joseph County,  
 in the State of Indiana , described as follows:

A part of the northwest quarter of Section 12, Township 37 North, Range 2 East, City of South Bend, St. Joseph County, Indiana, described more particularly as follows:

Beginning at the intersection of the east boundary of North Michigan Street (USR #31) and the north boundary of East Colfax Street; thence North 89 degrees 39 minutes 37 seconds East a distance of 244.07 feet; thence North 20 degrees 24 minutes 52 seconds West a distance of 53.52 feet; thence northwesterly a distance of 153.59 feet along an arc to the left and having a radius of 243.98 feet and subtended by a long chord having a bearing of North 38 degrees 26 minutes 55 seconds West and a length of 151.07 feet; thence North 56 degrees 28 minutes 59 seconds West a distance of 96.35 feet; thence northwesterly a distance of 56.94 feet along an arc to the left and having a radius of 148.28 feet and subtended by a long chord having a bearing of North 69 degrees 59 minutes 03 seconds West and a length of 56.59 feet; thence South 00 degrees 28 minutes 59 seconds East a distance of 242.50 feet to the place of beginning. Said tract contains 39,958 square feet (0.917 Ac.) more or less.

To have and to hold the above-described premises unto the Grantee, its assigns and all subsequent owners of said property, so long as the use of said property is limited to "park land" or "open green space" open to the general public for their use and enjoyment and so long as the property shall be properly maintained without change in topography and without architectural changes or additions, including monuments and statues. In the event said property should be used for any other purpose other than "park land" or "open green space", said property shall automatically revert to the Grantor herein. The above restriction shall run with the land until such time as Grantor may reacquire ownership of said property for any reason, and shall be binding upon all subsequent owners of the property.

Grantor certifies that there are no Indiana Gross Income Taxes due on this transfer.

Signed and dated on May 11, 19 81.

State of Indiana , St. Joseph County, ss:  
 By:                       
 Before me, the undersigned, a Notary Public in and for said County and State, personally appeared:

Christopher J. Murphy III, president  
 and David C. Bowers, Secretary/Treas,  
 respectively, of FBT Bancorp, Inc.

FBT BANCORP, INC  
 By: *Christopher J. Murphy III*  
 Signature  
 Christopher J. Murphy III, President  
 Typed or printed name

*David C. Bowers*  
 Signature  
 David C. Bowers, Sec/Treas.  
 Typed or printed name

DULY ENTERED FOR TAXATION  
 JOSEPH F. NAGY  
 AUDITOR  
 ST. JOSEPH CO., INDIANA

and acknowledged the execution of the foregoing deed on  
May 11, 19 81.  
*Phyllis A. Thompson*, Notary Public  
 Signature  
Phyllis A. Thompson  
 Typed or printed name  
 residing in St. Joseph County, IN  
 My commission expires June 9, 1984

Signature  
 Typed or printed name  
 Signature  
 Typed or printed name

Prepared by Ronald J. Jaicomo, Kramer, Jaicomo & Snyder, 412 First Bank Bldg., South Bend, IN 46601  
 Attorney at Law